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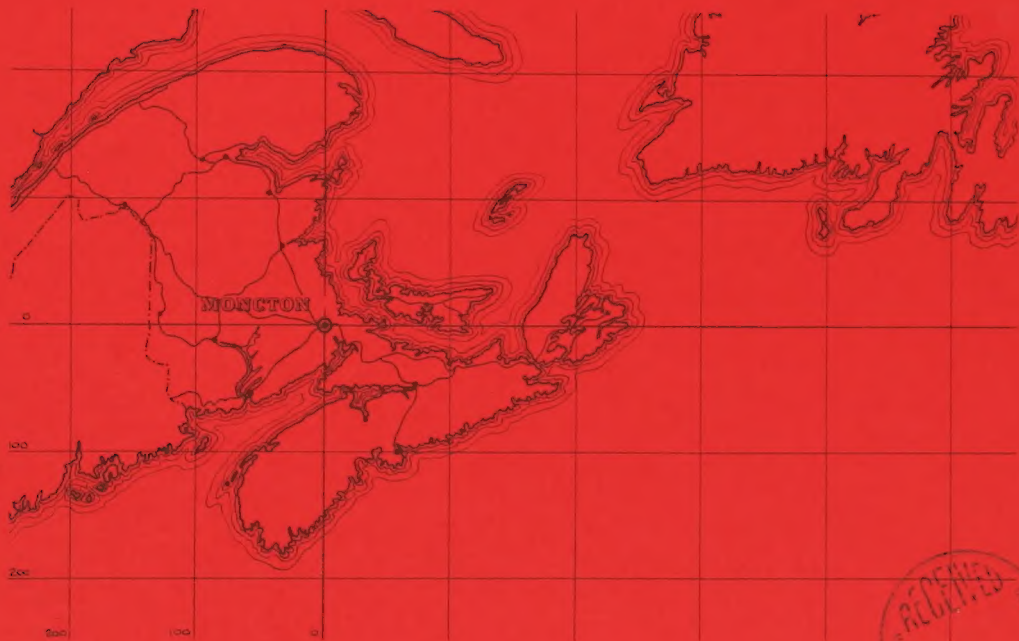
MONCTON

Renewed

B2
STORAGE



*This volume was donated to
the University of Toronto by
Derek J.W. Little
President, Municipal Planning
Consultants Co. Ltd.*





The Moncton of today and the shadow it projects into the future presents a strikingly impressive picture of this fastest growing city in the Nation.

In the words of the report of the Urban Renewal Survey recently completed and reported in this book may be found the story of Moncton and the future. Herein is charted a course for Moncton to follow for both the present and the future.

For the present it offers orderly replacement of that which because of age has outlived its usefulness and has thus become sub-standard.

For the future, it contains a carefully calculated and defined course of planned development and growth over vast areas that only in recent years have felt the giant steps of Moncton's march to the west, the north and the east.

Those who read this report will find in it a wealth of ideas that are a mixing of the old with the new, and of experience with expert vision to blend into the whole product a new and greater Moncton where its people can prosper and its industries flourish.

MAYOR.

ACKNOWLEDGMENTS

Everyone has contributed to this work. Credit cannot be singled out. It was undertaken in cooperation with the Federal and Provincial Governments. It was directed by the Housing Committee of the City of Moncton. If credit is to be given we must wait until the plan has been fulfilled, and then, all honour to the people of Moncton.

December 1958

H. Spence Sales

THE PLAN

As you turn the pages a photograph will be on your left - a drawing on your right. The photographs are air views of Moncton as it is; the drawings show parts of the city as it will grow. One step follows another. The plan unfolds.

The river, the creeks, the swamps, the
contours of the land have shaped the city.



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THE LAND

The features of the land have divided the city into distinct parts.

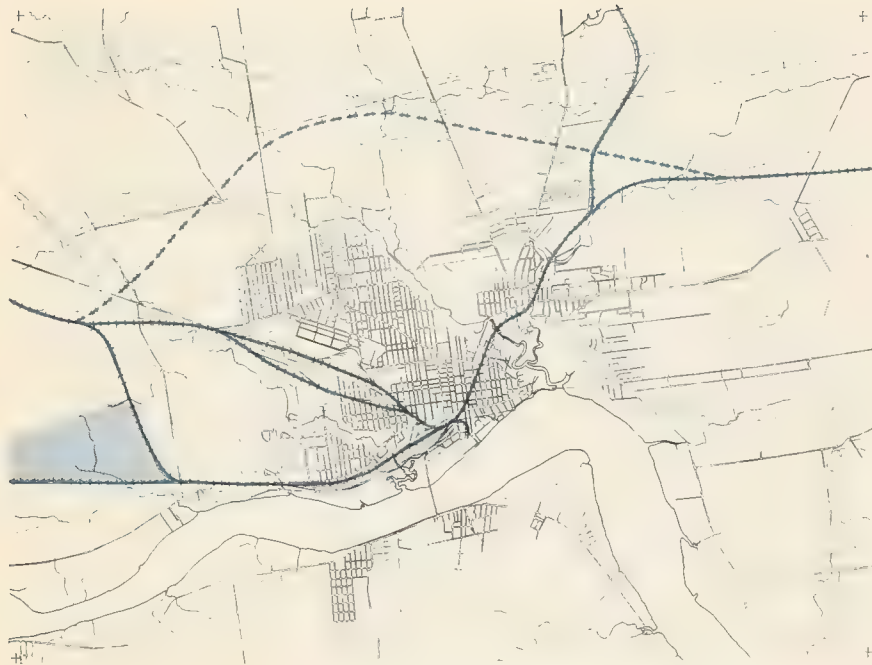
Because of its distinct parts the urban pattern is unique.

The railway will always be the prime factor in the city's evolution.

Railway lines, like the physical features of the land, have also shaped the city.



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THE RAILWAY

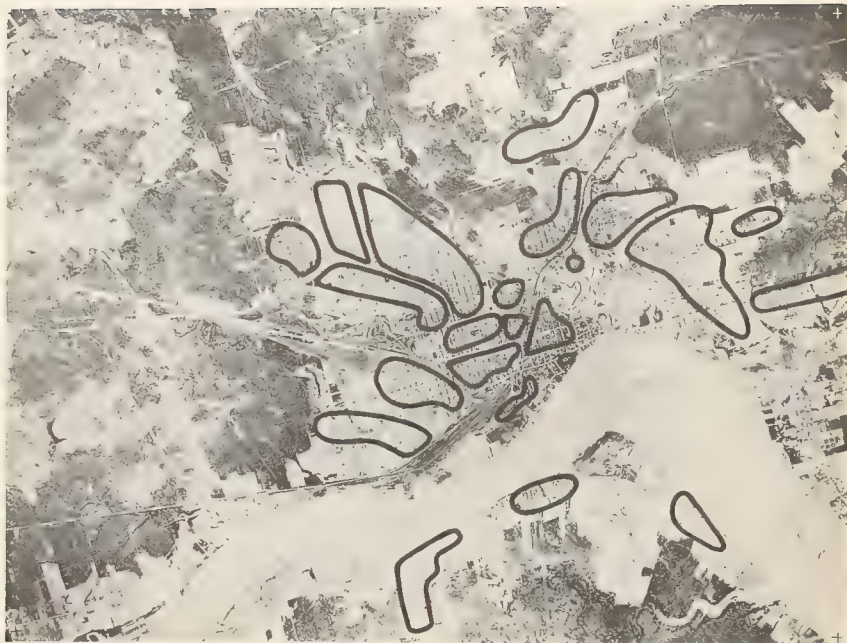
Changes are taking place in the system that will determine the growth of some parts of the city.

A great shunting yard is being constructed; obsolete yards will be removed; in time the main route through the city may be altered.

The residential parts of the city are separated one from another - each a neighbourhood distinct from others.

In the centre of the city some houses have deteriorated and are overcrowded.

On the outskirts there are localities where people have been unable to afford good houses.



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RESIDENTIAL PARTS

As the city grows the present neighbourhoods will expand and new ones will be built.

Houses that have deteriorated and are overcrowded should be removed. The families that live in them should be rehoused in better surroundings.

The localities on the outskirts where people have been unable to afford good houses should be improved.

Factories and warehouses have clustered
about the railway lines.

Older industries and warehouses by the
river are crowded out and have difficulty
in receiving and distributing goods.





INDUSTRIAL PARTS

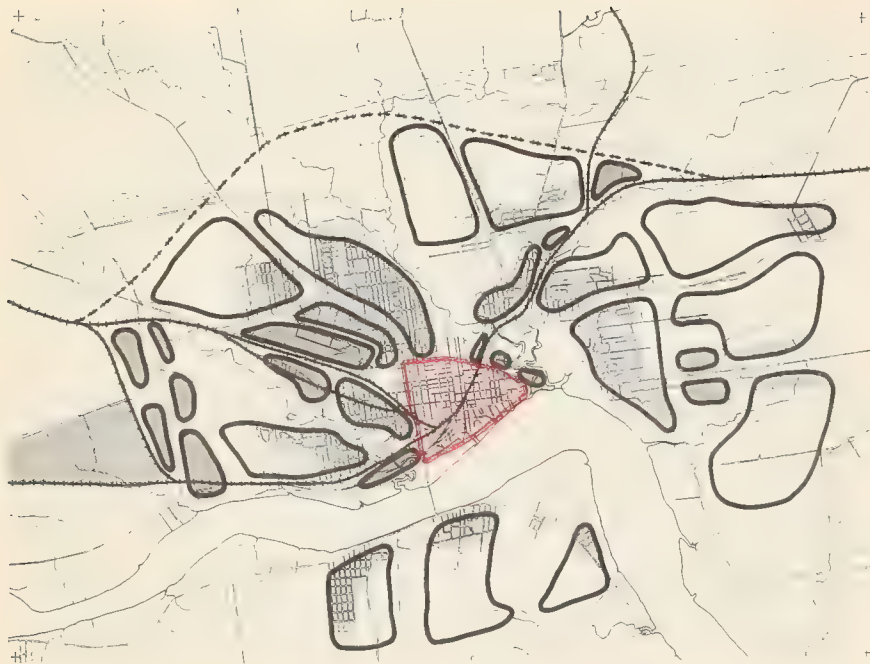
As industry expands and as new industries develop the city will grow.

Industrial areas should be related to the railway system and to traffic arteries.

Old and crowded out factories and warehouses should be resited in new industrial areas.

The centre of the city is still in its original location. Shops and offices, public buildings and warehouses have crowded together. Traffic is congested.





CIVIC AND COMMERCIAL PARTS

As the city grows its civic and commercial heart will expand.

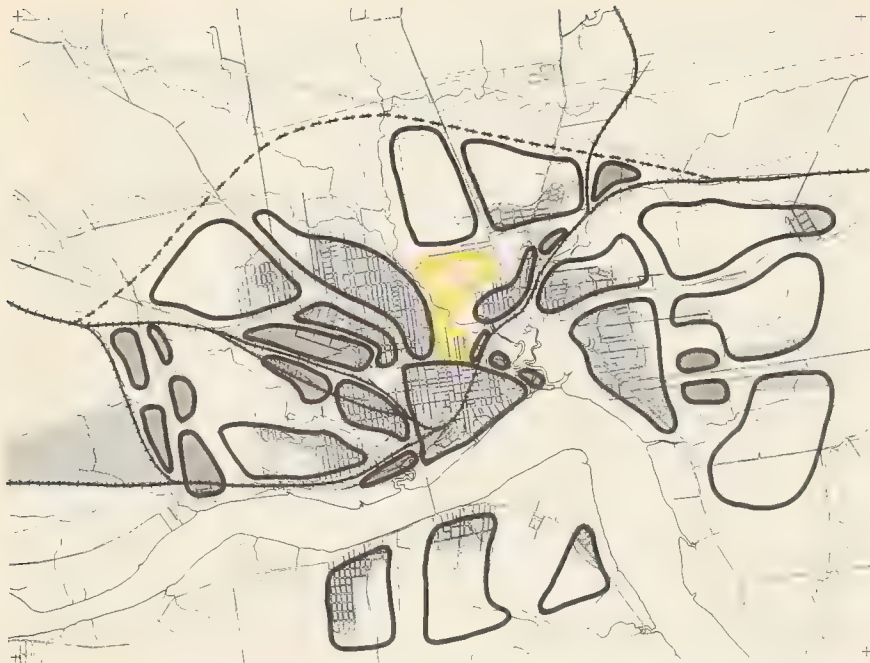
Space must be found for civic and commercial needs, for freedom of movement, for parking places.

Shops and offices should be gathered into precincts. Civic and governmental buildings should be grouped together. The heart of the city should be revived.

Cultural and religious buildings in the centre of the city are scattered among houses, shops and factories.



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CULTURAL AND RELIGIOUS PARTS

Space must be secured for the new seat of Acadian culture.

The churches and religious institutions must have appropriate settings.

Features of landscape have been
neglected.



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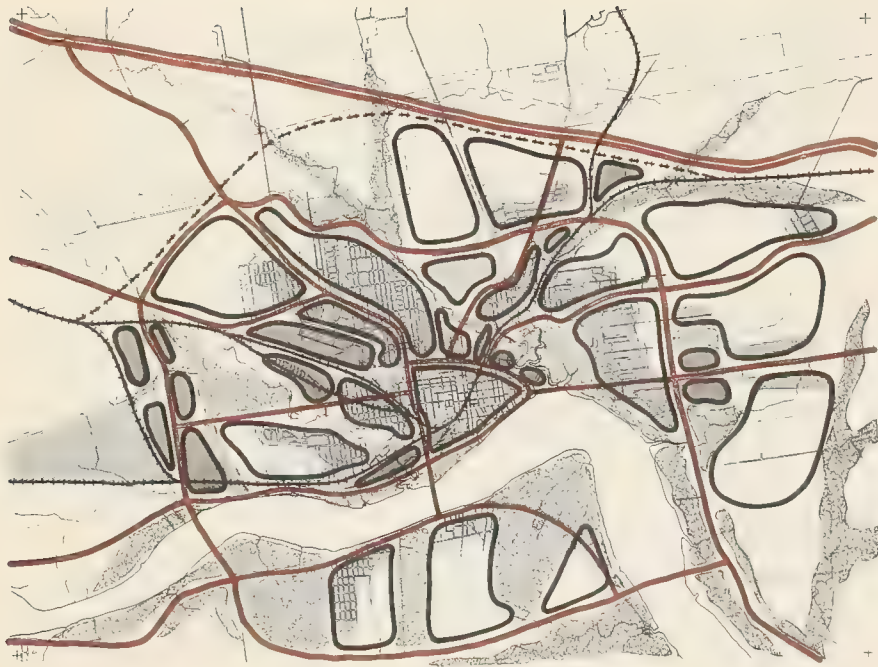
PARTS FOR PARKS

The river banks, the creeks, the swamp lands, provide opportunities for a pattern of park lands and amenities that few cities enjoy.

Streets and roads have extended from the original settlement. They no longer suit traffic.



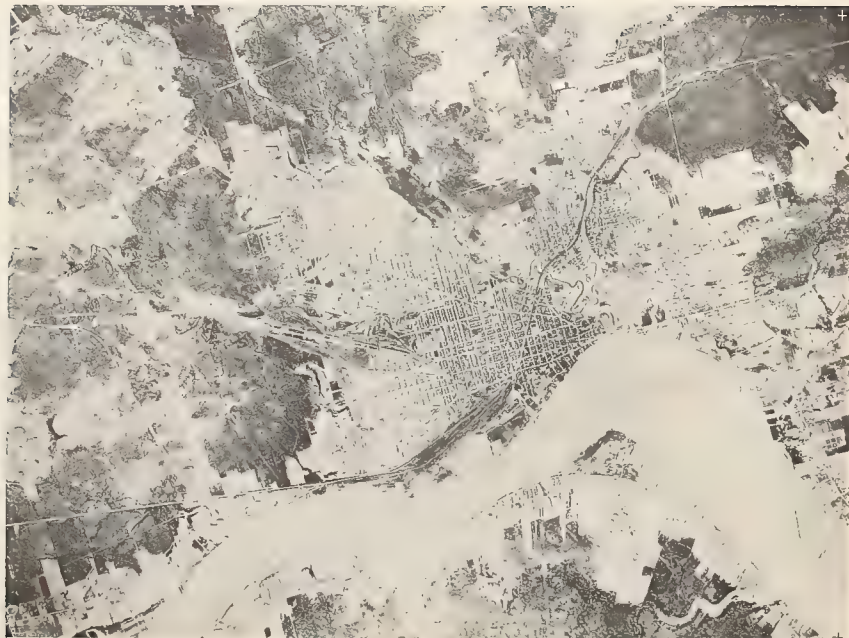
Aerial Photographs, Inc. New York, N.Y.



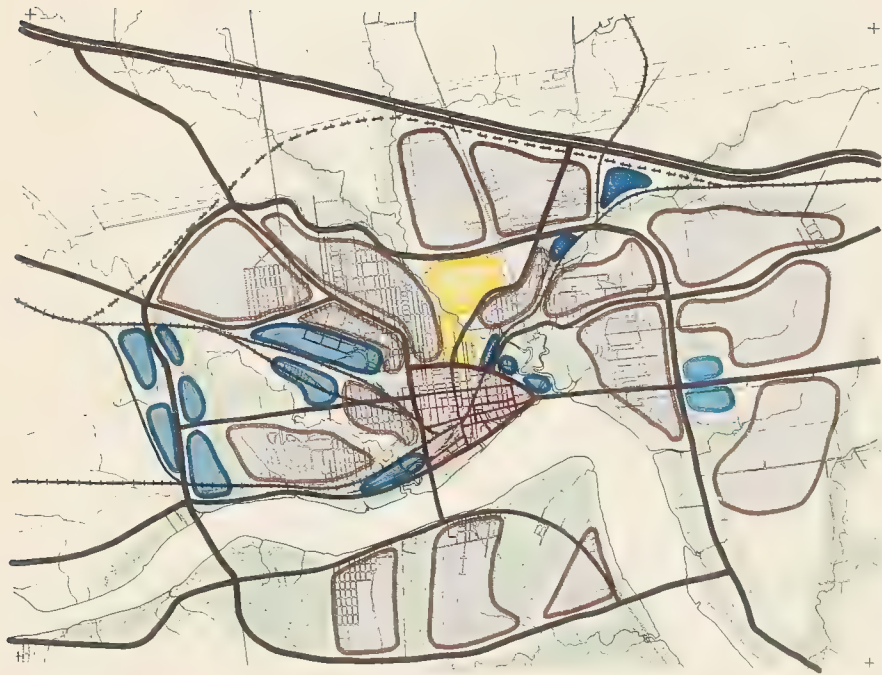
ROADWAYS

The pattern of roads must provide, first of all, ready access to the centre of the city. Secondly, it must ensure free and easy movement by an outer ring road connecting the different parts of the city. Thirdly, it must provide an inner ring road about the central area from which access is obtained to parking areas of adequate size.

THE CITY AS IT IS



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THE CITY AS IT CAN BE

STEPS TOWARDS ACHIEVEMENT

To transform the city will take time, money and effort.

Time will have to be taken to develop plans further.

Money can be obtained to develop opportunities that the

plan creates for private enterprise. Effort will not be

lacking when the moment comes to act.

Two steps can be taken soon for which means are almost

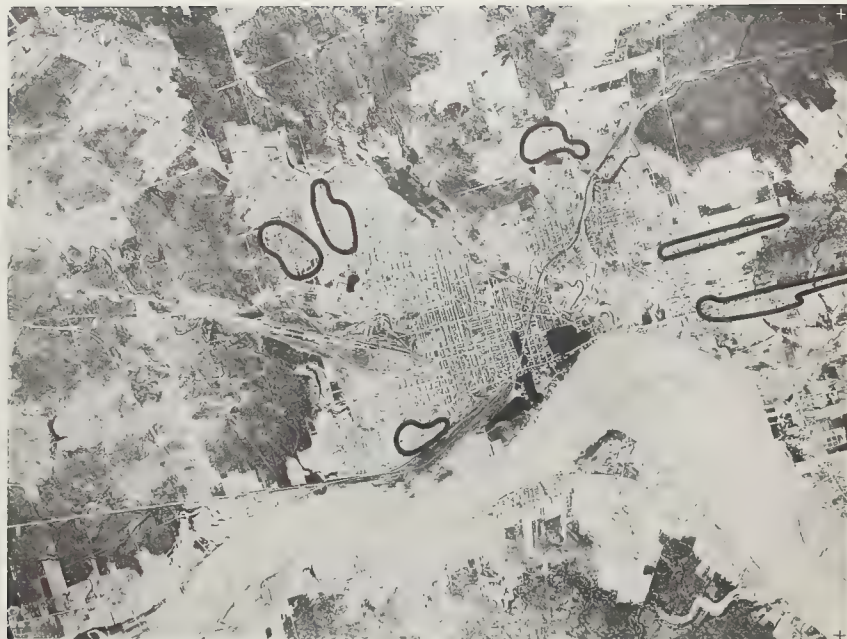
at hand.

A HOUSING PROGRAMME

A PROGRAMME FOR THE REDEVELOPMENT OF THE HEART OF MONCTON

The solid black areas of obsolete dwellings must be removed and new accommodation provided in outlying areas.

The areas, outlined in black, of sub-standard housing must be remedied through public works and by financial assistance for house improvement,



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THE HOUSING PROGRAMME

To provide about five hundred new homes to rehouse families living in unsanitary, dilapidated and overcrowded premises.

The black areas indicate the localities in which this should take place.

To improve houses and surroundings in areas in which the environment for living is substandard.

The areas outlined in black indicate the places where this should take place.



A PROGRAMME FOR THE REDEVELOPMENT OF THE HEART OF MONCTON

Land must be released to provide space for more shops, for civic and public buildings, for business requirements, and for the free movement of traffic and copious parking.

Obsolete houses must be removed. Factories and warehouses that are crowded out must be relocated nearby. Pockets of land must be organized for improved business and commercial use. Civic buildings must be provided.

Like a game of chess, one move must follow another to carry out the strategy of reorganizing the heart of the city.

Obsolete housing and crowded out industries and warehouses constrict the heart of the city. Space is needed.

The houses should be removed and new dwellings built elsewhere - the industries and warehouses should be relocated to better advantage.

First, land has to be cleared.





A PROGRAMME FOR THE REDEVELOPMENT OF THE HEART OF MONCTON

land must be released to provide space
for more shops, for civic and public
buildings, for business requirements,
and for the free movement of traffic
and copious parking.

Obsolete houses must be removed.

Factories and warehouses that are

obsolete housing and crowded out must be relocated

of the city. Space is needed.

ings must be provided. - the industries

Like a game of chess, one move must

follow another to carry out the strategy.

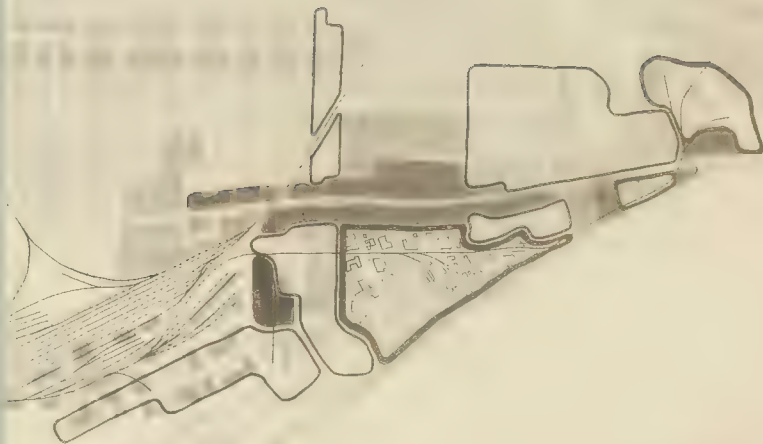
The land cleared must then be reused for the growth of trade and commerce, for the relocation of industries, and for other purposes.

Development that could take place on cleared land can be seen through the areas heavily outlined.

Then still more space has to be found - other industries and warehouses must be moved to better positions and the railway sidings might then be removed.

The land thus cleared must also be reused. Space is needed for municipal and governmental offices and many other purposes.

Development that could then take place can be seen through the area outlined more broadly.



Development that could then take place
can be seen through the area outlined

and governmental offices and many other
reused. Space is needed for municipal
The land thus cleared must also be

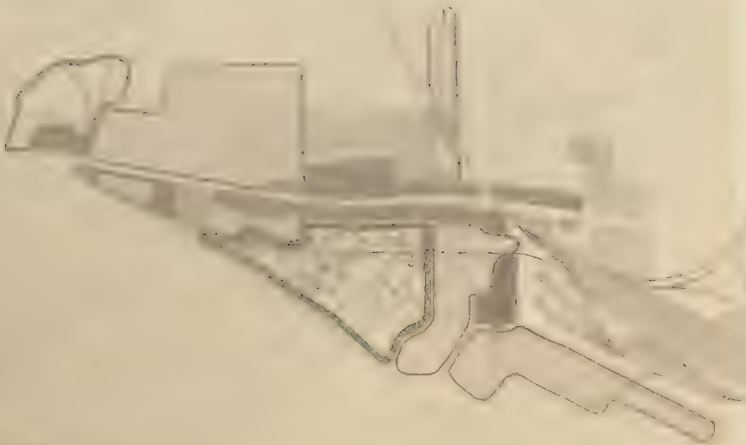
sitings might then be removed.

moved to better positions and the railway
other industries and warehouses must be
Then still more space has to be found -

heavily outlined.

Development that could take place on
cleared land can be seen through the areas

The land cleared must then be reused for
the growth of trade and commerce, for
the relocation of industries and for other



IN TIME THE HEART OF THE CITY
MAY BECOME LIKE THIS, AND THE
RIVER AT LAST IN VIEW AND PART
AND PARCEL OF THE HEART OF THE
CITY OF MONCTON.

More shops
better arranged.

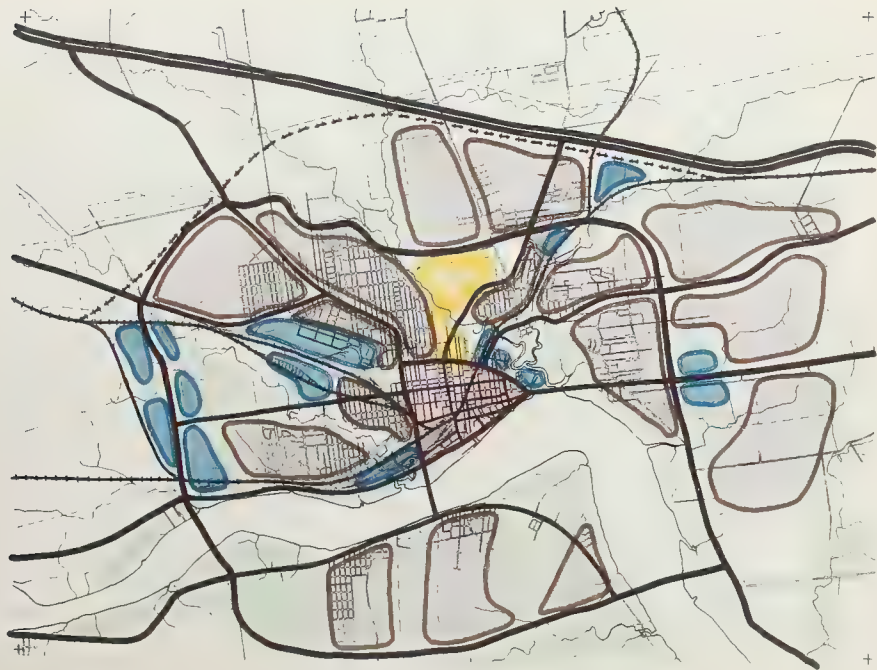
Public buildings
and offices in
fine settings.

Car parks in
profusion close
to destinations.

Squares and open
space amongst
the buildings.

Industries and
warehouses in
better positions.





MONCTON WITHIN TWO DECADES

The plan is for a city twice its present size.

To achieve the pattern that the plan suggests will take time and effort. All the abilities of the City of Moncton will have to be directed towards this end. All the enthusiasm and skill of private interests will have to be concerted to fulfill our common purposes.

THUS

WILL THIS CITY PROSPER

AND

ONE DAY BECOME A PLACE OF WONDER.





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